Directions:		(1) Print form and insert your taxable property value on line #1 (2) Insert your MUD rate from the adjacent table on line #10			
		(3) On all other lines, perform math calculations as directed			
Residents can determine their taxable property value by looking at a recent tax billing or by visiting:  Montgomery County: http://www.mcad-tx.org/html/records.html  Harris County: http://www.hctax.net/Property/current/currentsearch.aspx					
Step					Line
1	Taxable P	roperty V	alue	taxable property value	\$1
2				Divide line 1 by "100"	\$2
General Governance Tax Comparison					
3	Current To	ownship l	Property Tax Rate	<b></b>	0.325 3
4	Taxable P	roperty V	alue	Insert number from line 2	\$4
5			Township Property Tax (As-Is)	Multiply line 3 by line 4	\$ 5
6	Estimated	Property	Tax Rate Under Incorporation	-	0.554 6
7	Taxable P	roperty V	alue	Insert number from line 2	\$ 7
8			Estimated Incorporation Property Tax	Multiply line 6 by line 7	\$
9	Difference	)		Subtract line 5 from line 8	\$9
Water/Wastewater/Drainage Tax Comparison					
	MUD RATE	Municipal Utility District (Select One)	Property Tax         Rate           386 (Creekside)         0.990           2         0.170           6         0.090           36         0.040           39         0.420           40         0.160           46         0.270           47         0.250           60         0.240           67         0.310		
10			Metro 0.180	hand MID and his line 10	40
11	Tavabla B	roporty V	alua	Insert MUD rate into line 10  Insert number from line 2	10
12	Taxable Property Value  Water/Wastewater/Drainage Tax (As-Is)			Multiply line 10 by line 11	\$ 11 \$ 12
13					
14					0.260 13 \$ 14
15	Taxable I		d Water/Wastewater/Drainage Tax Under Incorporation	Insert number from line 2  Multiply line 13 by line 14	
16	Difference Subtract line 12 from line 15				\$ 16
Summary					
17 Total Property Tax (As-Is) Add lines 5 and 12 \$					
18			Total Estimated Incorporation Property Tax	Add lines 8 and 15	
19				Subtract line 17 from line 18	

Governance Personal Tax Estimator - What it means to me

## Things to note:

- This is an estimation tool, not a definite cost projection, based on rates and research as of February 2012.
  Residents already incorporated into a city (like Shenandoah or Conroe) are not included in this analysis.